

**TRANSFER
TAX
PAID**

QUITCLAIM DEED WITH COVENANT

62-4-1

NOW ALL PERSONS BY THESE PRESENTS, THAT Stephen J. Schwartz, Independent Trustee of the Lewis J. Rosenthal Revocable Trust, dated September 11, 1978 (as amended), for consideration paid, grants to Robert A. Rosenthal, of Freeport, County of Cumberland, State of Maine, and whose mailing address is 30 Meadow Lane, Freeport, Maine 04032 with quitclaim covenants, the land in Waterville, County of Kennebec, State of Maine, described as follows:

Lot 3B as shown on the survey plan entitled "Amendment to Lot 3 of Final Plan of Waterville Industrial Park" by K & K Land Surveyors, dated March, 1994, approved by the City of Waterville Planning Board on March 7, 1994, and recorded in Kennebec County Registry of Deeds on March 25, 1994 in File No. E94134.

Meaning and intending to convey and hereby conveying all and only that portion of Lot 3 as shown on the final plan of Waterville Industrial Park, dated June, 1980, and recorded in Kennebec County Registry of Deeds on October 29, 1980 in File No. E-80193, as is contained within the bounds of the premises conveyed by deed from Lewis J. Rosenthal to Waterville Area Industrial Development Corporation, dated February 28, 1958, and recorded in the Kennebec County Registry of Deeds in Book 1110, Page 243.

Being a portion of the premises described in the deed from Waterville Area Industrial Development Corporation to Erin, Inc. dated May 26, 1988, and recorded in Kennebec County Registry of Deeds in Volume 3366, Page 254, and being all of the premises described in the deed from Erin, Inc. to the co-personal representatives of the Estate of Lewis J. Rosenthal dated June 22, 1994 and recorded in said Registry Volume 4724, Page 267. Further reference is made to a Deed of Distribution

2) P. Martin

62-4-1

conveying the premises to the Grantor dated on or about July 15, 2004 to
be recorded in said Registry.

This conveyance is made subject to all conditions and restrictions set forth in said
prior deeds recorded In Book 1110, page 243 and 3366, page 354, to the extent the same
are still in force and applicable.

IN WITNESS WHEREOF the said Stephen J. Schwartz in his capacity as
Independent Trustee of the Lewis J. Rosenthal Revocable Trust, set his hand and seal this 16th
day of July, 2004.

Risa A. Fortbush
Witness

Stephen J. Schwartz
Stephen J. Schwartz

STATE OF MAINE
COUNTY OF CUMBERLAND, ss:

July 16, 2004

Then personally appeared the above-named Stephen J. Schwartz as Trustee of the
Lewis J. Rosenthal Revocable Trust and acknowledged the foregoing instrument to be
his free act and deed in said capacity.

Before me,

SEAL

Judith A. Krueger
Notary Public/Attorney at Law
Name Typed or Printed
My Commission Expires:

JUDITH A. KRUEGER
Notary Public, Maine
My Commission Expires January 19, 2010

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Received Kennebec SS.
8/7/22/2004 9:44AM
Pages 2 Attest:
BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS